

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read
Application And
Notes, If Any,
Attached

INSPECTION
PERMIT

PERMIT ISSUED
Permit Number: 060497
MAY 15 2006
CITY OF PORTLAND

This is to certify that FREME CHRISTINE M /St & Close Builders

has permission to build a 1 car garage attached house

AT 9 HERSEY ST

129 F003001

provided that the person or persons who apply for or accept this permit shall comply with all of the provisions of the Statutes of the State and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if nature of work requires such information.

Notification of inspection must be given and when permission procured before this building or part thereof is started or closed-in. 4 HOUR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS

Fire Dept. _____

Health Dept. _____

Appeal Board _____

Other _____
Department Name

Thomas M. Mackley 5/12/06
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 06-0497	Issue Date: PERMIT ISSUED	CBL: 129 F003001
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Location of Construction: 9 HERSEY ST	Owner Name: FREME CHRISTINE M	Owner Address: 9 HERSEY ST	phone:
Business Name:	Contractor Name: Stiffler & Close Builders	Contractor Address:	Phone:
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	Zone: F3/B2b
Past Use: Single Family Home	Proposed Use: Single Family Home/ build a 1 car garage attached to house	Permit Fee: \$327.00	Cost of Work: \$34,000.00
Proposed Project Description: build a 1 car garage attached to house		CEO District: 4	INSPECTION: Use Group: R3 Type: SB IRC 2003
		FIRE DEPT: <input type="checkbox"/> Approved <input type="checkbox"/> Denied	Signature: Signature: <i>Jm 5/12/06</i>
PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)			
Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied			
Permit Taken By: Idobson		Date Applied For: 04/12/2006	
Zoning Approval			

<ol style="list-style-type: none"> This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules. Building permits do not include plumbing, septic or electrical work. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work.. 	Special Zone or Reviews <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/> <i>OK w/conditions</i> Date: <i>5/2/06</i> <i>ABM</i>	Zoning Appeal <input type="checkbox"/> Variance <input type="checkbox"/> Miscellaneous <input type="checkbox"/> Conditional Use <input type="checkbox"/> Interpretation <input type="checkbox"/> Approved <input type="checkbox"/> Denied Date:	Historic Preservation <input checked="" type="checkbox"/> Not in District or Landmark <input type="checkbox"/> Does Not Require Review <input type="checkbox"/> Requires Review <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied <i>ABM</i> Date:
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CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

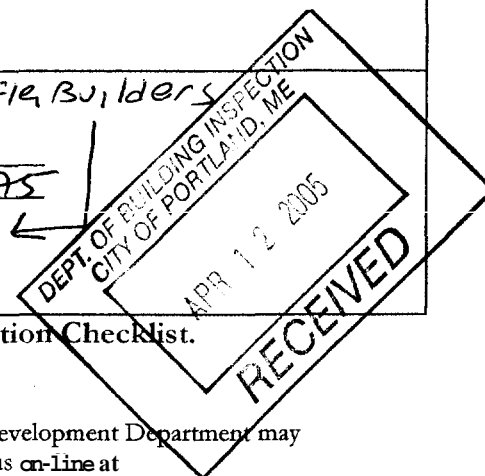
SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK. TITLE		DATE	PHONE



General Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>9 HERSEY ST, PORTLAND, ME. 04103</u>		
Total Square Footage of Proposed Structure <u>15 x 20 300 SF</u>		Square Footage of Lot <u>9064 SF</u>
Chart# <u>129</u>	Block# <u>F</u>	Lot# <u>3</u>
Lessee/Buyer's Name (If Applicable)		Applicant name, address & telephone: <u>CHRISTINE FREME</u> <u>9 HERSEY ST.</u> <u>PORTLAND ME,</u> <u>04103</u>
		cost Of Work: \$ <u>36,950</u> <u>34000</u> Fee: \$ _____ C of O Fee: \$ <u>327</u>
Current Specific use: <u>Yard space</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>One car garage</u>		
Project description: <u>1 car garage attached to current house</u>		
Contractor's name, address & telephone: <u>KEITH STIFFLEN</u> <u>stiffle Builders</u>		
Who should we contact when the permit is ready: <u>Keith Stifflen</u> Mailing address: <u>56 Roosevelt TRAIL</u> <u>Windham, ME 04062</u> Phone: <u>WT 892-3375</u>		



Please submit all of the information outlined in the Commercial Application Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information visit us on-line at www.portlandmaine.gov, stop by the Building Inspections office, room 315 City Hall or call 874-8703.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

Signature of applicant: <u>Christine Freme</u>	Date: <u>2/27/06</u>
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This is not a permit; you may not commence ANY work until the permit is issued.

City of Portland, Maine - Building or Use Permit

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 06-0497	Date Applied For: 04/12/2006	CBL: 129 F003001
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Location of Construction: 9 HERSEY ST	Owner Name: FREME CHRISTINE M	Owner Address: 9 HERSEY ST	Phone:
Business Name:	Contractor Name: Stiffler & Close Builders	Contractor Address: 56 Roosevelt Trail Windham	Phone: (207) 892-3375
Lessee/Buyer's Name	Phone:	Permit Type: Additions - Dwellings	

Proposed Use: Single Family Home/ build a 1 car garage attached to house	Proposed Project Description: build a 1 car garage attached to house
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**Dept:** Building **Status:** Approved **Reviewer:** Tom Markley **Approval Date:** 05/12/2006**Note:** **Ok to Issue:**

- 1) Permit approved based on the plans submitted and reviewed w/owner/contractor, with additional information as agreed on and as noted on plans.
- 2) Separate permits are required for any electrical, plumbing, or heating.
- 3) The design load spec sheets for any engineered beam(s) must be submitted to this office.

Comments:

5/2/2006-amachado: Deck on rear of house is in violation of rear setback & there is no permit on file for the construction of it. Left message with owner.

5/2/2006-amachado: Spoke with owner. She will have 30 days to remove the deck or appeal to the ZBA.

PURCHASE AND SALE AGREEMENT

September 1 2005

September 2, 2005 Effective Date
Effective Date is defined in Paragraph 24 of this Agreement.

1. PARTIES: This Agreement is made between Christine M Freme (hereinafter called "Buyer") and Robert Hill, Harriet Hill (hereinafter called "Seller").

2. DESCRIPTION: Subject to the terms and conditions hereinafter set forth, Seller agrees to sell and Buyer agrees to buy (all) part of (if "part of" see para. 26 for explanation) the property situated in municipality of Portland County of Cumberland, State of Maine, located at 9 Hersey St and described in deed(s) recorded at said County's Registry of Deeds Book(s) 18688, Page(s) 178.

3. FIXTURES: The Buyer and Seller agree that all fixtures, including but not limited to existing storm and screen windows, shades and/or blinds, shutters, curtain rods, built-in appliances, heating sources/systems including gas and/or kerosene-fired heaters and wood stoves, and electrical fixtures are included with the sale except for the following: N/A

Seller represents that all mechanical components of fixtures will be operational at the time of closing except: ceiling fan

4. PERSONAL PROPERTY: The following items of personal property are included with the sale at no additional cost, in "as is" condition with no warranties: all kitchen appliances listed on MLS data sheet

Seller represents that such items shall be operational at the time of closing, except:

5. CONSIDERATION: For such Deed and conveyance Buyer is to pay the sum of PRICE \$ 345,000.00 of which DEPOSIT \$ 5,000.00 is included herewith as an earnest money deposit, and an additional amount of DEPOSIT \$ will be paid

The balance due amount is to be paid by certified or bank check, upon delivery of the Deed. BALANCE DUES \$ 340,000.00

This Purchase and Sale Agreement is subject to the following conditions:

6. EARNEST MONEY ACCEPTANCE: LUCAS REAL ESTATE ("Agency") shall hold said earnest money and act as escrow agent until closing; this offer shall be valid until September 2, 2005 (date) 6:00 AM PM; and, in the event of non-acceptance, this earnest money shall be returned promptly to Buyer.

7. TITLE AND CLOSING: A deed, conveying good and merchantable title in accordance with the Standards of Title adopted by the Maine Bar Association shall be delivered to Buyer and this transaction shall be closed and Buyer shall pay the balance due and execute all necessary papers on October 19, 2005 (closing date) or before, if agreed in writing by both parties. If Seller is unable to convey in accordance with the provisions of this paragraph, then Seller shall have a reasonable time period, not to exceed 30 days, from the time Seller is notified of the defect, unless otherwise agreed to by both Buyer and Seller, to remedy the title, after which time, if such defect is not corrected so that there is a merchantable title, Buyer may, at Buyer's option, withdraw said earnest money and be relieved from all obligations. Seller hereby agrees to make a good-faith effort to cure any title defect during such period.

8. DEED: The property shall be conveyed by a Warranty Deed deed, and shall be free and clear of all encumbrances except covenants, conditions, easements and restrictions of record which do not materially and adversely affect the continued current use of the property.

9. POSSESSION, OCCUPANCY, AND CONDITION: Unless otherwise agreed in writing, possession and occupancy of premises, free of tenants and occupants, shall be given to Buyer immediately at closing. Said premises shall then be broom clean, free of all possessions and debris, and in substantially the same condition as at present, excepting reasonable use and wear. Buyer shall have the right to view the property within 24 hours prior to closing for the purpose of determining that the premises are in substantially the same condition as on the date of this Agreement.

Rev. 2005

Page 1 of 4 - P&S

Buyer(s) Initials CF

Seller(s) Initials RH

Flynn & Company 372 Cottage Road, South Portland ME 04106
Phone: (207) 767-0022 Fax: (207) 767-1872 Linda Flynn

Christine Freme

10. RISK OF LOSS, DAMAGE, DESTRUCTION AND INSURANCE: Prior to closing, risk of loss, damage, or destruction of premises shall be assumed solely by the Seller. Seller shall keep the premises insured against fire and other extended casualty risk prior to closing. If the premises are damaged or destroyed prior to closing, Buyer may either terminate this Agreement and be refunded the earnest money, or close this transaction and accept the premises "as-is" together with an assignment of the insurance proceeds relating thereto.

11. PRORATIONS: The following items, where applicable, shall be prorated as of the date of closing: collected rent, association fees, (other) N/A. The day of closing is counted as a Seller day. Metered utilities such as electricity, water and sewer will be paid through the date of closing by Seller. Fuel in tank (shall shall not) be paid by Buyer (cash price as of date of closing). Real estate taxes shall be prorated as of the date of closing (based on municipality's fiscal year). Seller is responsible for any unpaid taxes for prior years. If the amount of said taxes is not known at the time of closing, they shall be apportioned on the basis of the taxes assessed for the preceding year with a reapportionment as soon as the new tax rate and valuation can be ascertained, which latter provision shall survive closing. Buyer and Seller will each pay their transfer tax as required by State of Maine.

12. PROPERTY DISCLOSURE FORM: Buyer acknowledges receipt of Seller's Property Disclosure Form and is encouraged to seek information from professionals regarding any specific issue or concern. The disclosure is not a warranty of the condition of the property and is not part of this Agreement.

13. INSPECTIONS: Buyer is encouraged to seek information from professionals regarding any specific issue or concern. Agent makes no warranties regarding the condition, permitted use or value of Seller's real or personal property. This Agreement is subject to the following inspections, with results being satisfactory to Buyer.

TYPE OF INSPECTION	YES	NO	RESULTS REPORTED TO SELLER	TYPE OF INSPECTION	YES	NO	RESULTS REPORTED TO SELLER
a. General Building	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Within 10 days	h. Lead/Paint	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days
b. Environmental Scan	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days	i. Arsenic Treated Wood	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days
c. Sewage Disposal	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days	j. Pests	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days
d. Water Quality (including but not limited to radon, arsenic, lead, etc.)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days	k. Pool	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days
e. Water Quantity	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days	l. Zoning	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days
f. Air Quality (including but not limited to asbestos, radon, etc.)	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Within 10 days	m. Flood Plain	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days
g. Mold	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days	n. Code Conformance	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days
				o. Other	<input type="checkbox"/>	<input checked="" type="checkbox"/>	Within _____ days

All inspections will be done by inspectors chosen and paid for by Buyer. If the result of any inspection or other condition specified herein is unsatisfactory to Buyer, Buyer will declare the Agreement null and void by notifying Seller in writing within the specified number of days, and any earnest money shall be returned to Buyer. If the result of any inspection or other condition specified herein is unsatisfactory to Buyer, and Buyer wishes to pursue remedies other than voiding the Agreement, Buyer must do so to full resolution within the time period set forth above; otherwise this contingency is waived. If Buyer does not notify Seller that an inspection is unsatisfactory within the time period set forth above, this contingency is waived by Buyer. In the absence of inspection(s) mentioned above, Buyer is relying completely upon Buyer's own opinion as to the condition of the property.

14. HOME SERVICE CONTRACTS: At closing, the property will will not be covered by a Home Warranty Insurance Program to be paid by Seller Buyer at a price of \$ _____.

15. FINANCING: This Agreement is is not subject to Financing. If subject to Financing:

a. This Agreement is subject to Buyer obtaining a conventional loan of 80,000 % of the purchase price, at an interest rate no in excess of prevailing % and amortized over a period of 30 years.

b. Buyer to provide Seller with letter from lender showing that Buyer has made application and, subject to verification of information, is qualified for the loan requested within 7 days from the Effective Date of the Agreement. If Buyer fails to provide Seller with such letter within said time period, Seller may terminate this Agreement and the earnest money shall be returned to Buyer.

c. Buyer to provide Seller with loan commitment letter from lender showing that Buyer has secured the loan commitment within 14 days of the Effective Date of the Agreement. If Buyer fails to provide Seller with this loan commitment letter within said time period, Seller may deliver notice to Buyer that this Agreement is terminated three business days after delivery of such notice unless Buyer delivers the loan commitment letter before the end of the three-day period. If the Agreement is terminated under the provision of this sub-paragraph, the earnest money shall be returned to Buyer.

d. Buyer hereby authorizes, instructs and directs its lender to communicate the status of the Buyer's loan application to Seller or Seller's agent.

e. After (b) or (c) are met, Buyer is obligated to notify Seller in writing if the lender notifies Buyer that it is unable or unwilling to proceed under the terms of the financing. Any failure by Buyer to notify Seller within two business days of receipt by Buyer of notice from the lender shall be a default under this Agreement.

f. Buyer agrees to pay no more than 5 points. Seller agrees to pay up to \$ 0 toward Buyer's actual pre-paid points and/or closing costs, but no more than allowable by Buyer's lender.

g. Buyer's ability to obtain financing is is not subject to the sale of another property. See addendum Yes No .

h. Buyer may choose to pay cash instead of obtaining financing. If so, buyer shall notify seller in writing and the Agreement shall no longer be subject to financing, and Seller's right to terminate pursuant to the provisions of paragraph 15 shall be void.

16. AGENCY DISCLOSURE: Buyer and Seller acknowledge they have been advised of the following relationships:

Linda Flynn of FLYNN & COMPANY is a Seller Agent Buyer Agent
 Licensee Agency Disc Dual Agent Transaction Broker

Tina LUCAS of LUCAS REAL ESTATE is a Seller Agent Buyer Agent
 Licensee Agency Disc Dual Agent Transaction Broker

If this transaction involves Disclosed Dual Agency, the Buyer and Seller acknowledge the limited fiduciary duties of the agents and hereby consent to this arrangement. In addition, the Buyer and Seller acknowledge prior receipt and signing of a Disclosed Dual Agency Consent Agreement.

17. MEDIATION: Except as provided below, any dispute or claim arising out of or relating to this Agreement or the property addressed in this Agreement shall be submitted to mediation in accordance with the Maine Residential Real Estate Mediation Rules. Buyer and Seller are bound to mediate in good faith and pay their respective mediation fees. If a party does not agree first to go to mediation, then that party will be liable for the other party's legal fees in any subsequent litigation regarding that same matter in which the party who refused to go to mediation loses in that subsequent litigation. This clause shall survive the closing of the transaction. Earnest money disputes subject to the jurisdiction of small claims court will be handled in that forum.

18. DEFAULT: In the event of default by the Buyer, Seller may employ all legal and equitable remedies, including without limitation, termination of this Agreement and forfeiture by Buyer of the earnest money. In the event of a default by Seller, Buyer may employ all legal and equitable remedies, including without limitation, termination of this Agreement and return to Buyer of the earnest money. Agency acting as escrow agent has the option to require written releases from both parties prior to disbursing the earnest money to either Buyer or Seller.

19. PRIOR STATEMENTS: Any representations, statements and agreements are not valid unless contained herein. This Agreement completely expresses the obligations of the parties.

20. HEIRS/ASSIGNS: This Agreement shall extend to and be obligatory upon heirs, personal representatives, successors, and assigns of the Seller and the assigns of the Buyer.

21. COUNTERPARTS: This Agreement may be signed on any number of identical counterparts, such as a faxed copy, with the same binding effect as if the signatures were on one instrument. Original or faxed signatures are binding.

22. ADDENDA: Lead Paint - Yes No ; Other - Yes No
 Explain: _____

23. SHORELAND ZONE SEPTIC SYSTEM: Seller represents that the property does does not contain a septic system within the Shoreland Zone. If the property does contain a septic system located in the Shoreland Zone, Seller agrees to provide certification at closing indicating whether the system has/has not malfunctioned within 180 days prior to closing.

24. EFFECTIVE DATE NOTICE: Any notice, communication or document delivery requirements hereunder may be satisfied by providing the required notice, communication or documentation to the party or their agent. Withdrawals of offers and counteroffers will be effective upon communication, verbally or in writing, to the other party in the event that the Agency is made a party to any lawsuit by virtue of acting as escrow agent. Agency shall be entitled to recover reasonable attorney's fees and costs which shall be assessed as court costs in favor of the prevailing party. This Agreement is a binding contract when signed by both Buyer and Seller and when that fact has been communicated to Buyer and Seller. Agent is authorized to complete Effective Date on Page 1 of this Agreement. Except as expressly set forth to the contrary, the use of "by (date)" or "within x days" shall refer to calendar days being counted being counted from the Effective Date as noted on Page 1 of the Agreement, beginning with the first day after the Effective Date and ending at 5:00 p.m. Eastern Time on the last day counted.

25. CONFIDENTIALITY: Buyer and Seller understand that the terms of this Agreement are confidential but authorize the disclosure of the information herein to the agents, attorneys, lenders, appraisers, inspectors and others involved in the transaction necessary for the purpose of closing this transaction. Buyer and Seller authorize the lender and/or closing agent preparing the closing statement to release a copy of the closing statement to the parties and their agents prior to, at and after the closing.

26. OTHER CONDITIONS:

A copy of this Agreement is to be received by all parties and, by signature, receipt of a copy is hereby acknowledged. If not fully understood, contact an attorney. This is a Maine contract and shall be construed according to the laws of Maine.

Seller acknowledges that State of Maine law requires buyers of property owned by non-resident sellers to withhold a prepayment of capital gains tax unless a waiver has been obtained by Seller from the State of Maine Bureau of Taxation.

Buyer acknowledges that Maine law requires continuing interest in the property and any back up offers to be communicated by the listing agent to the Seller.

Buyer's Mailing address is 25 Riverplace Dr. South Portland, Me 04106

BUYER Christina M. Frame M.A.

SS# OR TAXPAYER ID# 005-46-5707

BUYER

SS# OR TAXPAYER ID#

Seller accepts the offer and agrees to deliver the above-described property at the price and upon the terms and conditions set forth and agrees to pay agency commission for services as specified in the listing agreement.

Seller's Mailing address is 9 Hersey Street Portland, Me 04103

SELLER Robert Hill DATE 9/2/05

SS# OR TAXPAYER ID# 528-54-0659

SELLER Harriet Hill DATE 9/2/05

SS# OR TAXPAYER ID# 554-74-5502

Offer reviewed and refused on _____ day of _____

SELLER

SELLER

COUNTER-OFFER: Seller agrees to sell on the terms and conditions as detailed herein with the following changes and/or conditions:

The parties acknowledge that until signed by Buyer, Seller's signature constitutes only an offer to sell on the above terms and the offer will expire unless accepted by Buyer's signature with communication of such signature to Seller by (date) _____ (time) _____ AM _____ PM.

SELLER _____ DATE _____

SELLER _____ DATE _____

The Buyer hereby accepts the counter offer set forth above.

BUYER Christina Frame DATE 9/1/05

BUYER _____ DATE _____

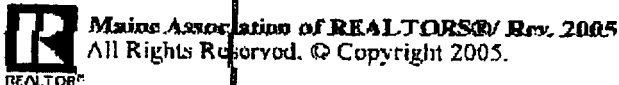
EXTENSION: The time for the performance of this Agreement is extended until _____ DATE _____

BUYER _____ DATE _____

SELLER _____ DATE _____

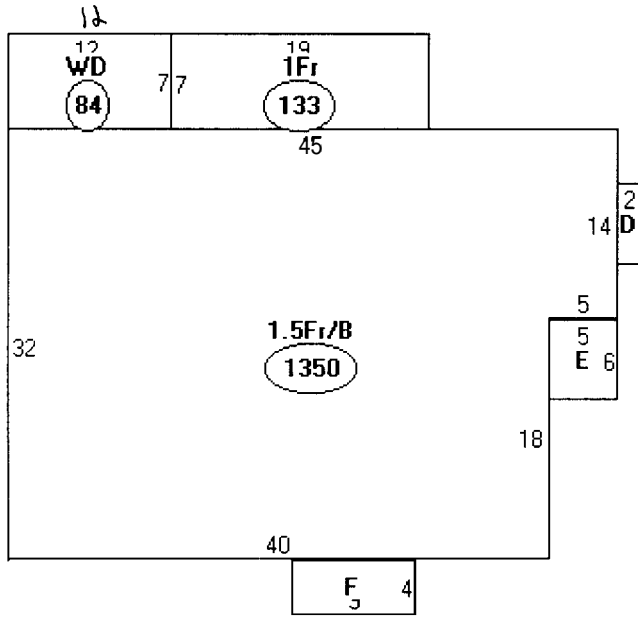
BUYER _____ DATE _____

SELLER _____ DATE _____



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Descriptor/Area

A: 1.5Fr/B
1350 sqft

B: WD
84 sqft

C: 1Fr
133 sqft

D: FBAY
12 sqft

E: FUB
30 sqft

F: OFF
36 sqft

4x10

deck bigger
1525

deck ramp = 64

1589
shed 7x9 363
garage 15x20 300

deck 7x12
7x14



This page contains a detailed description of the Parcel ID you selected. Press the **New Search** button at the bottom of the screen to submit a new query.

Current Owner Information

Card Number	1 of 1
Parcel ID	129 F003001
Location	9 HERSEY ST
Land Use	SINGLE FAMILY
Owner Address	FREME CHRISTINE M 9 HERSEY ST PORTLAND ME 04103
Book/Page	23288/198
Legal	129-F-3 HERSEY ST 5-11

10583 SF

Current Assessed Valuation For Fiscal Year 2006

Land	Building	Total
\$81,680	\$138,160	\$219,840

Estimated Assessed Valuation For Fiscal Year 2007*

Land	Building	Total
\$128,800	\$162,400	\$291,200

* Value subject to change based upon review of property status as of 4/1/06. The tax rate will be determined by City Council in May 2006.

Property Information

Year Built 1988	Style Cape	Story Height 1.5	Sq. Ft. 2508	Total Acres 0.243		
Bedrooms 3	Full Baths 2	Half Baths	Total Rooms 7	Attic None	Basement Full	

Outbuildings

Type SHED- FRAME	Quantity 1	Year Built 1984	Size 6X8	Grade D	Condition F
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Sales Information

Date	Type	Price	Book/Page
10/20/2005	LAND + BLDING	\$345,000	23288-198
01/01/2003	LAND + BLDING	\$289,000	18688-178
12/01/2002	LAND + BLDING	\$149,000	18523-302
08/01/1994	LAND + BLDING	\$119,000	11576-119
08/11/1994	LAND + BLDING		11576-116

Picture and Sketch

Picture Sketch Tax Map

[Click here](#) to view Tax Roll Information.

APPLICATION FOR PERMIT

PERMIT ISSUED
MAY 25 1984
CITY of PORTLAND

B.O.C.A. CSE CROUP
B.O.C.A. TYPE OF CONSTRUCTION **572**
ZONING LOCATION **R-3** PORTLAND, MAINE .. **May 25, 1984** ..

To the CHIEF OF BUILDING & INSPECTION SERVICES, PORTLAND, MAINE

The undersigned hereby applies for a permit to erect, alter, repair, demolish, move or install the following building, structure, equipment or change use in accordance with the Laws of the State of Maine, the Portland B.O.C.A. Building Code and Zoning Ordinance of the City of Portland with plans and specifications, if any, submitted herewith and the following specifications:

LOCATION .. **7-11 Hersey St. Assessors 129-F-6 & part of 4** .. Fire District #1 , #2

1. Owner's name and address .. **Stanley Moody - Kenwood St.** .. Telephone **773-3226** ..

2. Lessee's name and address Telephone ..

3. Contractor's name and address .. **Joseph Walzman - RR # 1 Box 185** .. Telephone .. **846-3810**
..... **Yarmouth** ..

Proposed use of building .. **dwelling** .. No. families .. **1** ..

Last use No. families ..

Material .. No. stories .. Heat .. Style of roof .. Roofing ..

Other buildings on same lot ..

Estimated contractual cost \$.. **60,000** .. Appeal Fees \$..

FIELD INSPECTOR - Mr. **WILLIAM J.** .. Base Fee .. **310.00** ..
..... @ 775-5451 .. Late Fee ..

TOTAL \$.. **310.00** ..

To construct single family dwelling, 2 story, salt box style, no garage as per plans. dwelling is 32' x 45' 4 sheets of plans.

Stamp of Special Conditions

send permit to # 3 04096

NOTE TO APPLICANT: Separate permits are required by the installers and subcontractors of heating, plumbing, electrical and mechanicals.

DETAILS OF NEW WORK

Is any plumbing involved in this work? .. **yes** .. Is any electrical work involved in this work? .. **yes** ..

Is connection to be made to public sewer? .. **yes** .. If not, what is proposed for sewage? ..

Has septic tank notice been sent? .. Form notice sent? ..

Height average grade to top of plate .. **12'** .. Height average grade to highest point of roof .. **24 1/2'** ..

Size, front .. **32** .. depth .. **45** .. No. stories .. **2** .. Solid or filled land? .. **solid** .. earth or rock? .. **earth** ..

Material of foundation .. **concrete** .. Thickness, top .. **10"** .. bottom .. **10"** .. cellar .. **full** ..

Kind of roof .. **Pitch** .. Rise per foot .. **1"/12** .. Roof covering .. **asphalt shingles** ..

No. of chimneys .. **1** .. Material of chimney or top of lining .. **clay** .. Kind of heat .. **elec.** .. fuel ..

Framing Lumber - Kind .. **SPRUCES** .. Dressed or full size? .. Corner posts **4 x 6** .. Sills .. **2 x 6** ..

Size Girder .. **or hemlock** .. Columns under girders .. Sire .. Man. on ceiling .. **pressure treated** ..

Studs (outside walls and carrying partitions) **2x4-16"** O. C. Bridging in every floor and flat roof span over 8 feet.

Joists and rafters: 1st floor .. **4 x 12** .. 2nd .. 3rd .. roof ..

On centers: 1st floor .. **16** .. 2nd .. 3rd .. roof ..

Maximum span: 1st floor .. 2nd .. 3rd .. roof ..

If one story building with masonry walls, thickness of walls? .. height? ..

IF A GARAGE

No. cars now accommodated on same lot .., to be accommodated .. number commercial cars to be accommodated ..

Will automobile repairing be done other than minor repairs to cars habitually stored in the proposed building? ..

APPROVALS BY: .. DATE .. MISCELLANEOUS ..

BUILDING INSPECTION - PLAN EXAMINER .. Will work require disturbing of any tree on a public street? .. **no** ..

ZONING: **MAJ** .. **5/25/84** ..

BUILDING CODE: .. Will there be in charge of the above work a person competent to see that the State and City requirements pertaining thereto are observed? .. **yes** ..

Fire Dept.: ..

Health Dept.: ..

Others: ..

Signature of Applicant **Joseph Walzman** .. Phone # .. **same** ..

Type Name of above **Joseph Walzman for Stanley Moody** .. 1 2 3 4 0

Applicant: STANLEY MOON/ Date: 5/25/84

Address: 7-11 HERSEY ST.

Assessors No.: 129-F-6 & PART OF 4 (15') & PART OF 3 & 5 (15')

CHECK LIST AGAINST ZONING ORDINANCE

- ✓ Date - NEW
- ✓ Zone Location - R-3
- ✓ Interior ~~corner~~ lot -
- ✓ Use - 32' X 45' MULTIFAMILY
- ✓ Sewage Disposal - PUBLIC
- ✓ Rear Yards - 25' - 25' MIN.
- ✓ Side Yards - 20' - 13' - 20' - 8' MIN.
- ✓ Front Yards - 38' - 25' MIN.
- ✓ Projections - NONE
- ✓ Height - TWO STORY - 35' MAX.
- ✓ Lot Area - 8014^{sq} - 6500^{sq} MIN.
- ✓ Building Area - 1440^{sq} - 2003^{sq} MAX.
- ✓ Area per Family - 8014^{sq} - 6500^{sq} MIN.
- ✓ Width of Lot - 78' - 65' MIN.
- ✓ Lot Frontage - 78' - 50' MIN.
- ✓ Off-street Parking - YES
- ~~Loading Bays -~~

~~Site Plan -~~

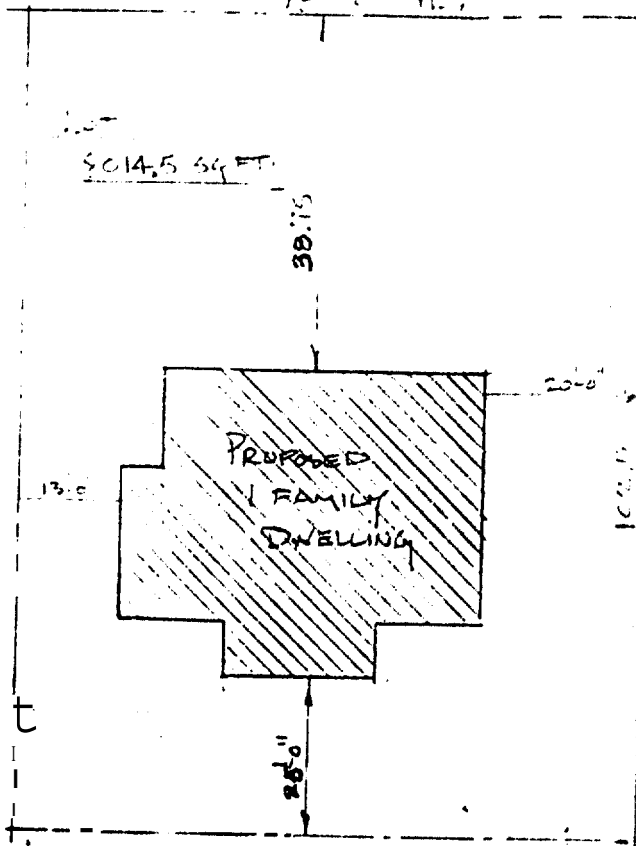
~~Shoreland Zoning -~~

~~Flood Plains -~~

7-11

Hessoy Ct.

1'-0" H.



Plot Plan 1" = 20'

RECEIVED
 MAY 25 1984
 DEPT. OF BLDG. INSP.
 CITY OF PORTLAND

129-F-6 & PART OF 4 (15')

(15') (PART OF 3 & 5)